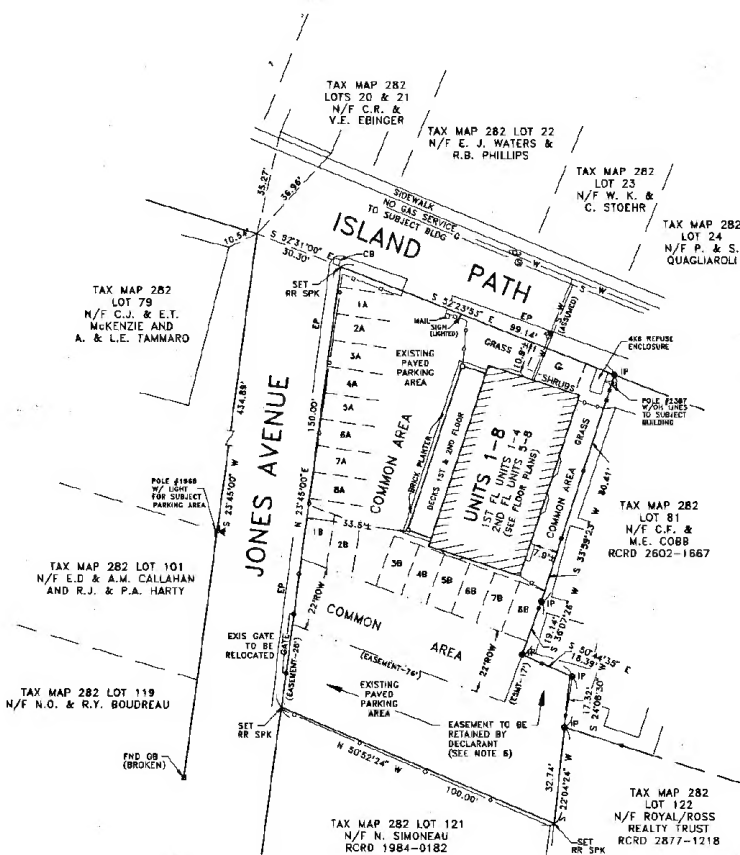


ABUTTERS' LIST

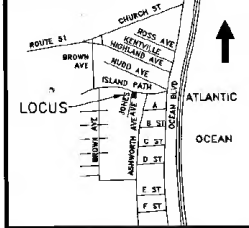
LOT 20 CARL R. & VERA E. LINGER
 LOT 21 E1810 S.W. 88TH AVENUE
 LOT 22 MIAMI, FL 33170
 LOT 23 EDWARD J. WATERS, JR. &
 ROGER B. PHILLIPS
 87 NORTH STATE STREET
 CONCORD, NH 03301
 LOT 24 WILLIAM E. & CHARLOTTE STOKER
 745 HARTFORD PIKE
 NORTH SCITUATE, RI 02857
 LOT 25 PAUL & SUSAN QUAGLIAROLI
 92 CAMBRIDGE STREET
 WEST HARTFORD, CT 06109
 LOT 26 CHARLES J. & ELINOR T. MCENWEE
 ALFRED & LILLIAN E. TAMMARO
 14 TURN AVENUE
 SOUTHVILLE, MA 02145
 LOT 27 CHARLES F. & MARY E. COBB
 31 JEROME STREET
 MEDFORD, MA 02155
 LOT 28 EDWARD D. & ANN M. CALLAHAN
 ROBERT J. & PATRICIA A. HARTY
 6 SOUTH RHODA STREET
 TEWKSBURY, MA 01876
 LOT 29 NORMAN D. & RITA V. BOUDREAU
 7 SOUTH OLIVER STREET
 TEWKSBURY, MA 01876
 LOT 30 NORMAN L. SIMONEAU
 18 WALTON STREET
 NASHUA, NH 03040
 LOT 31 ROYAL/ROSS REALTY TRUST
 ERIC B. ROYAL & PETER
 ROSS, TRUSTEES
 17 KENSINGTON ROAD
 HAMPTON FALLS, NH 03844



LEGEND

CHAIN LINK FENCE
 WOOD FENCE
 SEWER LINE
 WATER LINE
 UTILITY HOLE
 RAILROAD SPIKE SET
 EDGE PAVEMENT
 CATCH BASIN
 FOUND GRANITE BOUND
 SEWER MANHOLE
 WATER SHUTOFF
 FOUND IRON PIPE
 ROCKINGHAM COUNTY
 REGISTRY OF DEEDS

LOCATION PLAN (NOT TO SCALE)



NOTES

- OWNER OF RECORD: ROYAL/ROSS REALTY TRUST
 ERIC B. ROYAL AND PETER ROSS, TRUSTEES
 17 KENSINGTON ROAD, HAMPTON FALLS, NH 03844
- TOTAL AREA: 13,630 SQ. FT.
 TAX MAP 282 LOTS 80 & 107
 ZONING CLASS: BUSINESS SEASONAL
- REFERENCE PLANS:
 RCDD PLAN # D 0835
 RCDD PLAN # D 18049
 RCDD PLAN # D 13460
 RCDD PLAN 1379-210
 REFERENCE DEEDS:
 RCDD 1932-0952 RCDD 1084-341
 RCDD 1427-046 RCDD 780-023
- SPECIAL EXCEPTION GRANTED BY ZBA FOR
 CONDOMINIUM CONVERSION OF EXISTING UNITS:
 CASE # 51-91, DATE OF HEARING: 7/18/91
 REFERENCE ZONING ARTICLES AS FOLLOWS:
 ARTICLE IV 4.8 SEALED AREA, ART. VIII D.2.1
 ARTICLE VIII 8.2.3 MULTI-FAMILY SETBACK
 ARTICLE VIII 8.2.4 DRIVE & PARKING SETBACK
 ARTICLE VIII 8.2.6 OPEN SPACE BUFFER
- ALL PARKING SPACES SHOWN ARE 3'x18'
 2 SPACES PER DWELLING UNIT REQUIRED.
 8 UNITS X 2 = 16 SPACES ASSIGNED AS SHOWN. 14'x28'
 PERPETUAL (ASSIGNABLE) EASEMENT OVER 3980 SQ. FT.
 OF COMMON AREA AS SHOWN TO BE RETAINED BY
 ROYAL/ROSS REALTY TRUST FOR PARKING ONLY.
 EASEMENT INCLUDES RIGHT OF ACCESS THROUGH
 22' ROW AS SHOWN.
- SUBJECT PROPERTY LIES WITHIN FEMA FLOOD
 HAZARD ZONE A2 AS PER FLOOD INSURANCE
 RATE MAP COMMUNITY PANEL NO. 330132 00128
 EFFECTIVE DATE: JULY 3, 1986.
 100 YEAR FLOOD LEVEL PER REFERENCE MAP: EL. 8
 FIRST FLOOR ELEV. SUBJECT BUILDING = 18'11.78"
 DATUM IS MVD AS PER RCDD PLAN #D18049.
- LOT AREA PER DWELLING UNIT:
 1800 SF/UNIT X 8 UNITS = 12800 SF REQUIRED.
 TOTAL LOT AREA = 13630 SF PROVIDED.
- APPROXIMATE SEALED AREA: 8775.
- ALL PREVIOUS INTERIOR LOT LINES ARE DEEMED
 ELIMINATED BY RCDD 1932-0052 DATED 9/20/88.
- UTILITIES ARE AS FOLLOWS:
 SEWER: COMMON SERVICE
 WATER: COMMON SERVICE
 ELECTRICAL (INTERIOR): INDIVIDUAL METERS
 ELECTRICAL (HOT WATER & EXTERIOR
 LIGHTS): COMMON METER

I HEREBY CERTIFY THAT THIS SITE PLAN
 IS ACCURATE AND IN COMPLIANCE WITH
 RSA 356-B:2-10 (1). ALL UNITS DEPICTED
 HEREON ARE SUBSTANTIALLY COMPLETED.

Anna W. Babin, 7/10/91

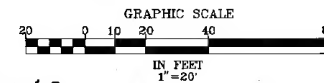
PLANNING BOARD
 TOWN OF HAMPTON

APPROVED *8-9-91*
John W. Babin
 TOWN MAN, HAMPTON PLANNING BOARD

DATE: _____

D-21192

SHEET 1 of 2



SITE PLAN
 FOR
**ROSEWOOD MANOR
 CONDOMINIUM**
 IN
HAMPTON, NH
 SCALE: 1"=20' JULY 1991
 PREPARED BY
STOCKTON SERVICES
 HAMPTON, NH

Sale 2907-0568

142

0030946

Aug 23 '91

AUG 23 '91

